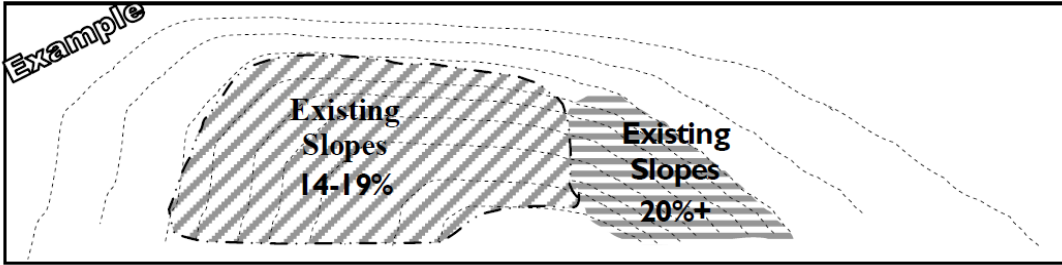


PRE-APPLICATION CONFERENCE DEVELOPMENT PLAN CHECKLIST

A. General Information

1	Date	
2	Site Location / Vicinity Map	
3	North Arrow and graphic scale	
4	Corporate limits (if within ½ mile of site)	
5	Tax map, group, and parcel number(s) of site	
6	Name of Proposed development (Subdivision Name, Plan Type, Section, Revision, Lot Number, [Common Name])	

B. Existing Conditions Plan

7	Existing topography showing vertical intervals at ten (10) feet	
8	<p>Natural or man-made slopes of 14% to 19.99%. Existing natural slopes ranging between fourteen (14) and nineteen (19) percent, and slopes twenty (20) percent or greater, shall be graphically indicated and labeled.</p> 	
9	Zoning, Zoning Overlays (including Character Area Overlay), and Development Standard Designations	
10	Watercourses, water bodies, conveyances, and springs	
11	Acreage of the site	
12	Floodway Fringe Overlay (FFO) Zoning Boundary, Floodway (FW) Overlay Zoning Boundary, 100-year floodplain, wetlands, and drainage basin where the site is located.	
13	Most-recent aerial photo (or comparable document) depicting existing tree canopy cover and percent of site under existing tree cover.	
14	Parcel boundaries of all parcels adjacent to the site and within 500' of site shall be shown with United States Geological Survey contours.	
15	Planned road network within 1,500' of site (as indicated on the Franklin Major Thoroughfare Plan).	
16	Location and description of all existing man-made structures and site features (including utilities) both above and below ground	
17	Railroad infrastructure and rights-of-way	
18	All easements with dimensions and designation as to type	
19	All historic properties within 500' of site	

C. Development Plan

20	Length of project boundaries	
21	Total acreage of the site	
22	Total proposed density	
23	Number of residential units by use type	
24	Amount of nonresidential square footage by use type	
25	General location of buildings, parking and loading areas. For larger developments, typical lots may satisfy this requirement.	
26	Traffic/pedestrian circulation system	
27	Proposed connections to existing and proposed streets located outside the development	

PRE-APPLICATION CONFERENCE DEVELOPMENT PLAN CHECKLIST

28	Location of major common open space areas, including minimum open space and buffers	
29	Transitional features (See Subsection 5.3.4 of the Zoning Ordinance.) and design elements along PUD perimeter proposed to maintain compatibility with surrounding development as required	
30	Proposed park land dedication, if required	
31	Description of the design concepts (if any) and design standards (traditional or conventional) being proposed	
32	Statement of architectural intent and conceptual renderings or typical elevations	
33	Square footage and range of height of all proposed buildings.	
34	General location of existing and proposed utilities	
35	Retaining walls, with estimated heights	
36	Conceptual stormwater management plan or stormwater narrative	
37	Tree protection area(s) and location of all specimen trees and limits of disturbance	
38	Rough grading: Existing topography showing vertical intervals at ten (10) feet. Also, proposed grading showing vertical intervals at ten (10) feet	